



STATEMENT OF INFORMATION

83 WILSON STREET, WEDDERBURN, VIC 3518

PREPARED BY LOIS DE JONG, BENDIGO PROPERTY PLUS

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



83 WILSON STREET, WEDDERBURN, VIC

 4  1  1

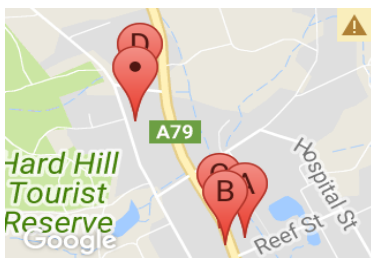
Indicative Selling Price

For the meaning of this price see consumer.vic.au/underquoting

Single Price: **\$159,000**

Provided by: Lois De Jong, Bendigo Property Plus

MEDIAN SALE PRICE



WEDDERBURN, VIC, 3518

Suburb Median Sale Price (House)

\$170,000

01 April 2017 to 31 March 2018

Provided by: 

COMPARABLE PROPERTIES

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



93 HIGH ST, WEDDERBURN, VIC 3518

 3  3  2

Sale Price

****\$280,000**

Sale Date: 16/01/2018

Distance from Property: 560m



94 HIGH ST, WEDDERBURN, VIC 3518

 3  1  3

Sale Price

\$132,000

Sale Date: 21/11/2017

Distance from Property: 544m



100 HIGH ST, WEDDERBURN, VIC 3518

 3  1  2

Sale Price

\$130,000

Sale Date: 05/09/2017

Distance from Property: 481m



This report has been compiled on 04/04/2018 by Bendigo Property Plus. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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4 BOUNDARY ST, WEDDERBURN, VIC 3518

 3  2  2

Sale Price

\$293,000

Sale Date: 04/07/2017

Distance from Property: 85m



Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

83 WILSON STREET, WEDDERBURN, VIC 3518

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single Price:

\$159,000

Median sale price

Median price

\$170,000

House

X

Unit


Suburb

WEDDERBURN

Period

01 April 2017 to 31 March 2018

Source



Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent’s representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
93 HIGH ST, WEDDERBURN, VIC 3518	**\$280,000	16/01/2018
94 HIGH ST, WEDDERBURN, VIC 3518	\$132,000	21/11/2017
100 HIGH ST, WEDDERBURN, VIC 3518	\$130,000	05/09/2017
4 BOUNDARY ST, WEDDERBURN, VIC 3518	\$293,000	04/07/2017